

City Council  
Atlanta, Georgia

AN ORDINANCE  
BY: ZONING COMMITTEE

**Z-06-66**  
Date Filed: 5-23-06

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, as follows:

SECTION 1. That the Zoning Ordinance of the City of Atlanta be amended, and the maps established in connection therewith be changed so that the following property located at **140 Mayson Avenue, N.E. and 1472 (also known as 1470) Chipley Street, N.E.**, be changed from the R-5 (Two-family Residential) District to the MR-3 (Multi-family Residential) District, to wit:

ALL THAT TRACT or parcel of land lying and being Land Lot 210, 15<sup>th</sup> District, Dekalb County, Georgia, being more particularly described by the attached legal description and/or boundary map.

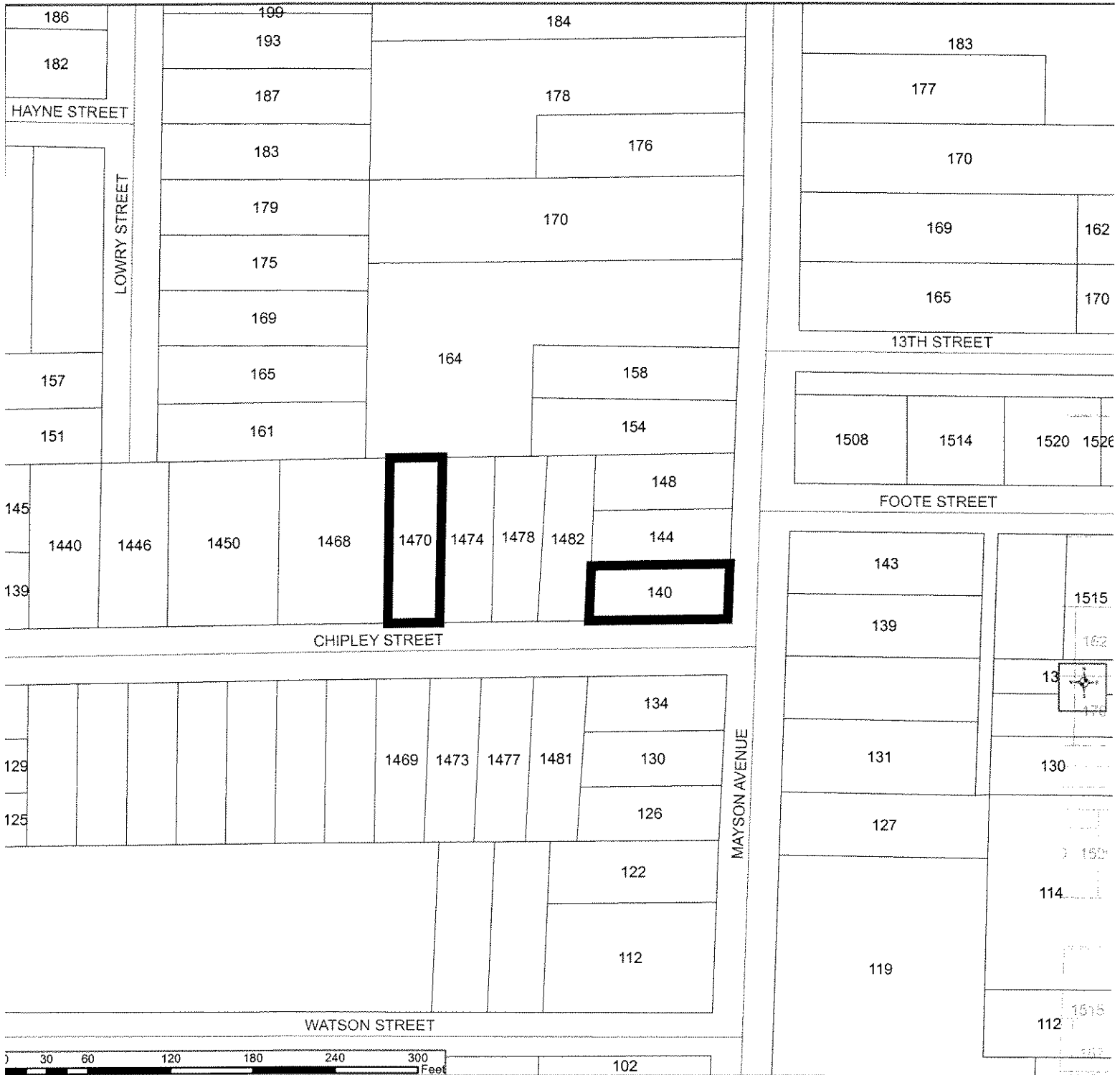
SECTION 2. If this amendment is approved under the provisions of Section 16-02.003 of the Zoning Ordinance of the City of Atlanta, entitled, "Conditional Development", as identified by the use of the suffice "C" after the district designation in Section 1 above, the Director, Bureau of Buildings, shall issue a building permit for the development of the above-described property only in compliance with the attached conditions. Any conditions hereby approved (including any conditional site plan) do not authorize the violation of any district regulations. District regulation variances can be approved only by application to the Board of Zoning Adjustment.

SECTION 3. That the maps referred to, now on file in the Office of the Municipal Clerk, be changed to conform with the terms of this ordinance.

SECTION 4. That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

Z-06-66

EXHIBIT 'A'



## **Description of Property and Legal Descriptions**

Rezoning: 140 Mayson Ave. NE and 1472 Chipley St. NE  
From: R-5  
To: MR-3

### **140 Mayson Avenue NE**

ALL THAT TRACT or parcel of land lying and being in Land Lot 210 of the 15th District of DeKalb County, Georgia, being more particularly described as follows:

BEGINNING at an iron pin at the-intersection of the northerly right of way of-Chipley Street (having a 40 foot right of way) and the westerly right of way of Mayson Avenue (having a 40 foot right of way); thence running South 88 degrees 32 minutes 12 seconds West 100.0 feet along the northerly right of way of Chipley Street to an iron pin; thence running North 02 degrees 34 minutes 15 seconds East 40.0 feet to an iron pin; thence running North 87 degrees 49 minutes 07 seconds East 100.0 feet to an iron pin on the westerly right of way of Mayson Avenue; thence running South 02 degrees 35 minutes 27 seconds West 40.0 feet to the POINT OF BEGINNING, containing 4,007.50 square feet or 0.091 acre as shown on plat by Charles W. Worthy, L.S. No. 1560, dated October 22, 1979, and revised March 10, 1980. The above tract is also known as 140 Mayson Avenue in accordance with the present system of numbering streets and houses in the City of Atlanta, DeKalb County, Georgia.

### **1472 Chipley Street**

ALL THAT TRACT or parcel of land lying and being in Land Lot 210 of the 15th District of DeKalb County, Georgia, being more particularly described as follows:

BEGINNING at an iron pin at northerly right of way of-Chipley Street (having a 40 foot right of way) 212.72 feet westerly from the westerly right of way of Mayson Avenue; thence running South 88 degrees 32 minutes 12 seconds West 37.0 feet along the northerly right of way of Chipley Street to an iron pin; thence running North 02 degrees 34 minutes 15 seconds East 117.0 feet to an iron pin; thence running North 87 degrees 49 minutes 07 seconds East 38.0 feet to an iron pin on the westerly right of way of Mayson Avenue; thence running South 02 degrees 35 minutes 27 seconds West 17.0 feet to the POINT OF BEGINNING, containing 4,530.24 square feet or 0.104 acre as shown on plat by Charles W. Worthy, L.S. No. 1560, dated October 22, 1979, and revised March 10, 1980. The above tract is also known as 1472 Chipley Street Avenue in accordance with the present system of numbering streets and houses in the City of Atlanta, DeKalb County, Georgia.

RCS# 286  
6/05/06  
4:10 PM

Atlanta City Council

REGULAR SESSION

MULTIPLE            06-O-1069 1070 1071 1072 1073 1074 1075  
                     06-O-1076 1190 1191 1203 TO ZRB & ZONING  
   REFER

YEAS: 12  
NAYS: 0  
ABSTENTIONS: 0  
NOT VOTING: 3  
EXCUSED: 1  
ABSENT 0

Y Smith	Y Archibong	Y Moore	NV Mitchell
Y Hall	Y Fauver	Y Martin	Y Norwood
Y Young	Y Shook	NV Maddox	Y Willis
NV Winslow	Y Muller	Y Sheperd	E Borders

MULTIPLE